



AGENDA
COLUMBUS BOARD OF ZONING APPEALS
TUESDAY, MARCH 22, 2011, 6:30 P.M.
City Council Chambers, City Hall
123 Washington Street, Columbus, Indiana

ROLL CALL

OLD BUSINESS REQUIRING BOARD ACTION

None

NEW BUSINESS REQUIRING BOARD ACTION

Public Hearing

- A. CDS-11-02: Olive Garden** – a request by Darden Restaurants for a development standards variance from Zoning Ordinance Section 9.4(E)(2) to allow 4 freestanding light fixtures to be 40 feet high, exceeding the maximum height of 25 feet by 15 feet, and to allow 4 freestanding light fixtures without fully recessed lens covers. The property is located on the southeast corner of Creekview Drive and 10th Street in the City of Columbus.

Public Hearing

- B. CDS-11-03: Ian Russell** – a request by Ian Russell for a development standards variance from Zoning Ordinance Section 6.1(E)(3) to allow a swimming pool in a front yard. The property is located at 992 Box Turtle Court in the City of Columbus.

Public Hearing

- C. CDS-11-05: United Way Apartments** – a request by United Way of Bartholomew County for a development standards variance from Zoning Ordinance Section 6.1(E)(3) to allow a garage and a dumpster in a front yard; a development standards variance from Zoning Ordinance Section 7.1(Table 7.1) to allow 71 parking spaces, 55 fewer than required, and 8 fewer than previously approved by the Board of Zoning Appeals; and a development standards variance from Zoning Ordinance Section 7.3(Part 1)(C)(3)(c)(iii) to allow 2 entrances on a public street to be separated by 83 feet, 17 feet less than the required 100 feet. The property is located on the east side of Michigan Avenue between 13th and 14th Streets in the City of Columbus.

Public Hearing

- D. CDS-11-06: First Financial Bank** – a request for a development standards variance from Zoning Ordinance Section 7.2(Part 4)(B)(3)(c) to allow parking in a front yard for a property in the CD (Downtown Commercial) zoning district; and a development standards variance from Zoning Ordinance Section 10(Table 10.1) to allow a freestanding sign in the CD (Downtown Commercial) zoning district on a property that does not include a primary structure that has a minimum front setback of 20 feet. The property is between 2nd, 3rd, Brown, and Lindsey Streets in the City of Columbus.

Public Hearing

- E. CCU-11-01: Three Hops, LLC** – a request by Three Hops, LLC for conditional use approval per Zoning Ordinance Section 3.19(B) to allow a 79 unit mini-warehouse self storage facility in a CC (Community Commercial) zoning district. The property is located at 1052 Jonesville Road in Columbus Township.

Public Hearing

- F. CDS-11-07: Three Hops, LLC** – a request by Three Hops, LLC for a development standards variance from Zoning Ordinance Section 7.3(Part 2) (A) from the requirement to provide public sidewalks within all adjoining rights-of-way; and a development standards variance from Zoning Ordinance Section 8.2(C) from the requirement to provide a dense buffer consisting of a fence or wall with landscaping, an opaque tree screen, or a combination of both, in a Type A buffer yard. The property is located at 1025 Jonesville Road in Columbus Township.

FINDINGS OF FACT

C/UV-11-01: Fraternal Order of Police
C/DS-11-01: AMC Showplace

APPROVAL OF MINUTES

Minutes of the February 22, 2011 meeting

DISCUSSION

ADJOURNMENT

THE BOARD OF ZONING APPEALS MEETING IS WHEELCHAIR ACCESSIBLE. IF YOU SHOULD REQUIRE ANY ADDITIONAL ACCOMODATION, PLEASE CONTACT THE PLANNING DEPARTMENT PRIOR TO THE TIME OF THE MEETING.